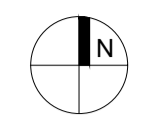




GENERAL NOTES

O.S. MAP REF: 3391-05
 REPRODUCED UNDER 2021 LICENCE NO.
 CYAL 50171770
 COPYRIGHT ORDNANCE SURVEY IRELAND



THIS DRAWING TO BE READ IN CONJUNCTION WITH ARCHITECT'S DRAWINGS, CONSULTANT ENGINEER'S DRAWINGS AND SPECIFICATIONS, AND LANDSCAPE ARCHITECT'S DRAWINGS AND SPECIFICATIONS.

FOR SITE LEVELS AND FINISHED FLOOR LEVELS REFER TO CONSULTING ENGINEERS DRAWINGS
 FOR PRIVATE OPEN SPACE (REAR GARDENS) SIZES AND DETAILED INFORMATION ON SPACE PROVISIONS WITHIN HOUSES REFER TO MCCROSSAN O'ROURKE MANNING ARCHITECTS DESIGN STATEMENT DOCUMENT

LEGEND

- LANDS UNDER CONTROL OF APPLICANT
 - SITE BOUNDARY OF PLANNING APPLICATION
 - PHASE 1A RESIDENTIAL SITE
 - APPLICATION BOUNDARY FOR LANDS SITUATED IN CO. KILDARE
 - PUBLIC / SEMI-PRIVATE COMMUNAL OPEN SPACE
 - PEDESTRIAN/CYCLE BRIDGE CONNECTIONS
 - OUTLINE OF RIVER RYE / LYREEN / BLACKHALL LITTLE STREAM
 - FUTURE MEDICAL CAMPUS LANDS
 - PLOT RETAINED FOR FUTURE DEVELOPMENT
 - PHASE 1B RESIDENTIAL LANDS (PER MEATH COUNTY DEV. PLAN)
- *NOTE: REFER TO LANDSCAPE DRAWINGS FOR CONFIRMATION OF ALL PLANTING / REMOVALS

SCHEDULE OF ACCOMMODATION

DENSITY
 UNITS: 360
 SITE AREA (gross): 195,223sqm / 19.52 Ha
 SITE AREA (residential): 78,940sqm / 7.89 Ha

HIGH AMENITY LANDS AREA: 69,889 sqm / 6.98 Ha
 COMMUNITY INFRASTRUCTURE LANDS: 14,077 sqm / 1.41 Ha

SITE AREA (Resi. & High Amenity lands): 148,231 sqm / 14.82 Ha

APPROX DENSITY (RESIDENTIAL LANDS): 45.6 per Ha

PHASE 1A
 196 no. Houses
 102 no. Duplex
 62 no. Apartments

OVERALL Total No. of units - 360
HOUSE TYPE SCHEDULE
 19 No. 2 Beds
 156 No. 3 Beds
 21 No. 4 Beds

DUPLEX SCHEDULE
 51 No. 1 Bed Units
 51 No. 2 Bed Units

APARTMENT SCHEDULE
 26 No. 1 Bed Units
 36 No. 2 Bed Units

CAR PARKING
 3 & 4 Bed Houses - 2 per unit
 2 Bed Houses - 1.5 per unit
 Apartments & Duplex - 1.25 per unit

APARTMENT BLOCK A (31 units)
 39 Surface Parking Spaces (incl. 5% disabled)
 Overall Allocation: 1.25 spaces per unit

APARTMENT BLOCK B (31 units)
 39 Surface Parking Spaces (incl. 5% disabled)
 Overall Allocation: 1.25 spaces per unit

DUAL ASPECT
 Overall 38 of 62 Units (61%)

DUPLEX BLOCK A-E (102 units)
 128 Surface Parking Spaces (incl. 5% disabled)
 Overall Allocation: 1.25 spaces per unit

PUBLIC OPEN SPACE
TOTAL P.O.S. PROVIDED
 Pocket Park 1: 1,457 sqm
 Pocket Park 2: 524 sqm
 Pocket Park 3: 2,199 sqm
 Pocket Park 4: 576 sqm
 Pocket Park 5: 4,642 sqm
 Pocket Park 6: 556 sqm

TOTAL PUBLIC OPEN SPACE:
 9,954 sqm
 (12.6% of resi. site area)

HIGH AMENITY LANDS:
 69,291 sqm / 6.93 Ha
 (36% of gross site area)

OVERALL PUBLIC OPEN SPACE
 (incl. High Amenity lands)
 79,245 sqm / 7.93 Ha
 (41% of gross site area)

- ZONING**
- A1 - EXISTING RESIDENTIAL
 - A2 - NEW RESIDENTIAL
 - D1 - TOURISM
 - E1 - STRATEGIC EMPLOYMENT ZONES
 - G1 - COMMUNITY INFRASTRUCTURE
 - H1 - HIGH AMENITY

COMMUNAL OPEN SPACE

	1-BED (6sqm)	2-BED (7sqm)	MIN. REQUIRED	COMBINED AREAS
Duplex Block A	10	10	(10x5)+(10x7) = 120sqm	
Apartment Block A	13	18	(13x5)+(18x7) = 191sqm	319sqm
Duplex Block B	7	7	(7x5)+(7x7) = 84sqm	
Duplex Block C	8	8	(8x5)+(8x7) = 96sqm	181sqm
Duplex Block D	11	11	(11x5)+(11x7) = 132sqm	
Apartment Block B	13	18	(13x5)+(18x7) = 191sqm	373sqm
Duplex Block E	6	6	(6x5)+(6x7) = 72sqm	
Duplex Block F	9	9	(9x5)+(9x7) = 108sqm	331sqm

CRECHE PROVISION
 Calculation:
 185 houses (21 (4-bed) + 156 (3-bed) + 10 (50% 2-bed)) +
 26 Duplex (50% 2-bed duplex) +
 18 Apartments (50% 2-bed apartments)
 = 229 units @ 20 child spaces per 75 dwellings x 5sqm.
 230 / 75 x 20 = 61 child spaces required.
 *1-Bed Apartments & 50% of 2-Bed Apartments excluded from Creche Unit Calculations as per the Childcare Guidelines.

NOTES:

DO NOT SCALE FROM DRAWINGS. WORK TO FIGURED DIMENSIONS ONLY. ARCHITECT TO BE NOTIFIED OF ALL DISCREPANCIES.

REVISIONS

DATE	DESCRIPTION	No.

MCCORM
 MCCROSSAN O'ROURKE MANNING ARCHITECTS

PROJECT TITLE: Moygaddy, Maynooth, Co. Meath
 DRAWING TITLE: Moygaddy Castle Site Layout Plan - Masterplan
 DATE: Aug. '22
 SCALE: 1:2500 @A1
 DRAWING NO: 21006
 DRAWN BY: JC
 REVISION: -
 DRAWING NO: PL101